

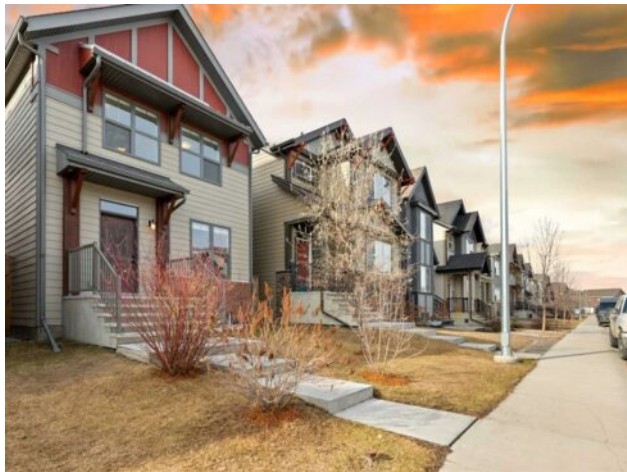


GRASSROOTS
REALTY GROUP

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95 Masters Crescent SE
Calgary, Alberta

MLS # A2212898



\$589,900

Division:	Mahogany		
Type:	Residential/House		
Style:	2 Storey		
Size:	1,284 sq.ft.	Age:	2018 (7 yrs old)
Beds:	3	Baths:	2 full / 1 half
Garage:	Parking Pad		
Lot Size:	0.07 Acre		
Lot Feat:	Back Lane, Back Yard		

Heating:	Forced Air, Natural Gas	Water:	-
Floors:	Carpet, Ceramic Tile, Hardwood	Sewer:	-
Roof:	Asphalt Shingle	Condo Fee:	-
Basement:	Full, Unfinished	LLD:	-
Exterior:	Composite Siding, Concrete, Wood Frame	Zoning:	R-G
Foundation:	Poured Concrete	Utilities:	-
Features:	Breakfast Bar, No Animal Home, No Smoking Home, Stone Counters		

Inclusions: NA

Summer is coming and we HAVE Central Air Conditioning! Welcome to The Milo—a beautifully designed home that blends spacious comfort with modern style, offering nearly 1,300 sq.ft. of thoughtfully crafted living space in one of the most desirable lakeside communities. Step inside and be greeted by an inviting open-concept layout where a rear kitchen becomes the heart of the home. Boasting a timeless yet trendy design, you'll find classic white cabinetry, elegant penny round backsplash, sleek black hardware, quartz countertops, and a convenient breakfast bar—perfect for morning coffee or casual dining. The central dining area connects seamlessly to the cozy rear lifestyle room, creating an ideal space for entertaining or spending quality time with family. Wide-plank natural light hardwood flooring flows throughout the main level, enhancing the clean, airy aesthetic. A smartly tucked-away mudroom adds everyday convenience without compromising style. Upstairs, you'll discover three generously sized bedrooms, including a spacious primary suite complete with his & hers closets and a private 3-piece ensuite. An additional 4-piece bathroom serves the secondary bedrooms. This home lives large—every inch of the 1,280 square feet feels purposeful and well-designed. Plus, the location can't be beat! You're just steps from scenic wetlands, a children's playground, and a short stroll to the main beach. Affordable luxury, family-friendly design, and unbeatable location—this is the lifestyle you've been waiting for. Welcome home!